

- A G E N D A -

THE PRINCE GEORGE'S COUNTY PLANNING BOARD

Regular Meeting

Council Hearing Room
County Administration Building
Upper Marlboro, Maryland

Thursday, January 25, 2018

9:00 a.m. – Administrative Items
10:00 a.m. – Development Review Items

SCHEDULED ITEMS: NONE

THE FOLLOWING ORDER OF AGENDA ITEMS IS FOR THE CONVENIENCE OF THE PLANNING BOARD **AND IN NO WAY INDICATES THE ORDER IN WHICH CASES WILL BE CALLED**. ANYONE WISHING TO SPEAK AND/OR TO BECOME A PARTY OF RECORD SHOULD SIGN UP AT THE DESK IN THE FRONT OF THE HEARING ROOM. PLEASE BE ADVISED THAT PERSONS WISHING TO SPEAK MAY BE SUBJECT TO TIME LIMITS AS DEEMED NECESSARY IN ORDER TO REASONABLY ACCOMMODATE ALL WHO WISH TO SPEAK. INDIVIDUALS WITH SPECIAL NEEDS ARE ASKED TO CONTACT THE PLANNING BOARD OFFICE AT 301/952-3560, TTY 301/952-3796.

ATTENTION: In case of inclement weather, please call 301-952-5330 as to the status of the Planning Board meeting.

ADMINISTRATIVE ITEMS

Jessica Jones, Planning Board Administrator

BOARD ACTION AND VOTE

Announcements (Davey/Jones)

1. Commissioners' Items
2. Draft Minutes of PGCPB Meeting – None
- 3A. Legislative Work Session:
STAFF RECOMMENDATION: Discussion
(CHECKLEY)
- 3B. Executive Session

PGCPB AGENDA

1/25/18

Prince George's County Planning Department
Andree Green Checkley, County Planning Director

BOARD ACTION AND VOTE

Staff reports can be accessed at www.pgplanning.org/Planning_Board/Agendas.htm

CONSENT AGENDA (Item Numbers 4A–4C)

All items listed under the Consent Agenda have been distributed to each member of the Planning Board for review, are considered to be routine, and will be acted upon by one motion. There will be no discussion of these items as it has been indicated that there is no opposition to the staff's findings or recommendation. If discussion is desired, or if there is opposition to the recommendation, that item will be removed from the Consent Agenda and considered separately. **NOTE: IT IS THE RESPONSIBILITY OF THE APPLICANT AND OTHER PERSONS OF RECORD TO BE PREPARED TO DISCUSS ON THIS SAME DATE ANY ITEM THAT IS REMOVED FROM THE CONSENT AGENDA FOR SEPARATE CONSIDERATION.**

THE FOLLOWING ITEMS WILL BEGIN AT 10:00 A.M.

Subdivision Section Items (Inquiries call 301-952-3530)

4A. DRAFT RESOLUTIONS – NONE

Urban Design Section Items (Inquiries call 301-952-3530)

**4B. DRAFT RESOLUTIONS – CASES HEARD ON
JANUARY 4, 2018.**

PGCPB NO. 18-01 – DSP-17031 – BLUE OCEAN
CEDAR POINTE

PGCPB NO. 18-02 – DSP-16027 – ROYAL FARMS
#287 (FORESTVILLE ROAD)

STAFF RECOMMENDATION: APPROVAL
(KOSACK)

Zoning Section Items (Inquiries call 301-952-3530)

4C. DRAFT RESOLUTIONS – NONE

PGCPB AGENDA
1/25/18

Prince George's County Planning Department
Andree Green Checkley, County Planning Director

BOARD ACTION AND VOTE

REGULAR AGENDA

DETAILED SITE PLAN (Inquiries call 301-952-3530)

5. **DSP-16050 GREAT EASTERN PLAZA DAY CARE**
Council District: 07 Municipality: District Heights
Located on south side of Marlboro Pike, approximately 500 feet east of its intersection with Regency Parkway.
(PA 75A)
C-S-C/M-I-O Zones (23.90 acres) (11/3/17)
St. Paul Baptist Church Inc., Applicant
Request: Day care center for 136 children in existing shopping center, addition of outdoor play ground.

Action must be taken on or before 1/27/18.

STAFF RECOMMENDATION: APPROVAL with conditions
(THOMPSON)

PRELIMINARY PLAN OF SUBDIVISION (Inquiries call 301-952-3530)

6. **4-16033 GRACE UNITED METHODIST CHURCH**
(TCP1-009-2017) (VARIANCE)
Council District: 09 Municipality: None
Located on Old Fort Road, south of the intersection of Flagship Avenue and Old Fort Road. (PA 80)
R-E/R-R Zones
(12.70 acres) (8/31/17)
Trustees of Grace United Methodist Church, Applicant
Request: 1 parcel for construction of a church.

Action must be taken on or before 2/3/18.

STAFF RECOMMENDATION:
• 4-16033 – APPROVAL with conditions
• TCP1-009-2017 – APPROVAL
• VARIANCE – APPROVAL
(ONYEBUCHI)

PGCPB AGENDA

1/25/18

Prince George's County Planning Department
Andree Green Checkley, County Planning Director

BOARD ACTION AND VOTE

RECONSIDERATION OF A PRELIMINARY PLAN (Inquiries call 301-952-3530)

7. **NOTE: This Preliminary Plan was APPROVED by the Planning Board on October 21, 2004 and the Resolution was mailed out on November 23, 2004. Matthew C. Tedesco requests a reconsideration of Findings 6, 7, and 8, and Conditions 14-19, 25, 26, 29, 37, 38, 40, 41 and 43 (PGCPB No. 04-247(C/2) (A)). The request was APPROVED at the Planning Board Meeting on July 27, 2017.**

4-04035 KARINGTON, LLC

(TCPI/048/02-03)

Council District: 04 Municipality: None

Located in the southwest corner of the intersection of Central Avenue and Crain Highway (US 301). (PA 74A)

E-I-A Zone

(381.52 acres) (7/13/17)

Karington, LLC, Applicant

STAFF RECOMMENDATION: APPROVAL with conditions (CONNER)